



TOWN OF UPTON, MASSACHUSETTS

Code Enforcement Department Zoning Board of Appeals

Special Permit and/or Variance Decision

Applicant Name: Kevin Hadfield
Kevin Entwistle
64 Lackey Rd
Upton MA 01568

Property Location: 64 Lackey Rd
Book: 51679 **Page:** 220

Notice of Hearing – Milford Daily News:

Hearing Date: Wed., January 19, 2022

Date: 1/4/2022

Date: 1/11/2022

Hearing Place: REMOTE MEETING

Board Members Present:

William Andrews
Stedman Briggs
Richard Desjardins

Alternate Board Members Present:

Robert Humes
Eric Reustle

Applicants Request: Application of Kevin Hadfield and Kevin Entwistle, 64 Lackey Rd Upton MA for Special Permit for addition of horse barn, indoor riding arena and potential in-law apartment.

Applicable Section of Zoning Bylaw/Ordinance: Section 300-7.6 Accessory Apartments

Decision: Upon discussion a motion was made and seconded to approve a Special Permit to Kevin Hadfield and Kevin Entwistle of 64 Lackey Rd, Upton for an addition of an Accessory Apartment for in-law use per the plan submitted. Roll call vote of the following members of the Board of Appeals to approve the Special Permit:

William Andrews	Yes
Richard Desjardins	Yes
Eric Reustle	Yes

RCVD TOWN CLK UPTON
2022 JAN 24 AM 9:00

William Andrews, Acting Chairman
Zoning Board of Appeals

An appeal from the decision of the Upton Zoning Board of Appeals may be made by any person aggrieved pursuant to MGL Chapter 40A, section 17, as amended, within twenty days of the date of filing of a notice of decision at the Office of the Town Clerk.



TOWN OF UPTON, MASSACHUSETTS

Code Enforcement Department Zoning Board of Appeals

Special Permit and/or Variance Decision

Applicant Name: Vincent & Moleka Calandra
3 Dairy Dr
Upton MA 01568

Property Location: 3 Dairy Dr
Book: 51679 **Page:** 220

Notice of Hearing – Milford Daily News: **Hearing Date:** Wed., January 19, 2022

Date: 1/4/2022 **Date:** 1/11/2022 **Hearing Place:** REMOTE MEETING

Board Members Present:
William Andrews
Stedman Briggs
Richard Desjardins

Alternate Board Members Present:
Robert Humes
Eric Reustle

Applicants Request: Application of Vincent & Moleka Calandra of 3 Dairy Dr, Upton MA for a Special Permit for an Accessory Apartment for in-law use.

Applicable Section of Zoning Bylaw/Ordinance: Section 300-7.6 Accessory Apartments

Decision: Upon discussion a motion was made and seconded to approve a Special Permit to Vincent & Moleka Calandra of 3 Dairy Dr, Upton for an addition of an Accessory Apartment for in-law use per the plan submitted. Roll call vote of the following members of the Board of Appeals to approve the Special Permit:

William Andrews	Yes
Richard Desjardins	Yes
Eric Reustle	Yes

William Andrews

William Andrews, Acting Chairman
Zoning Board of Appeals

RCVD TOWN CLK UPTON
2022 JAN 24 AM 9:01

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TOWN OF UPTON, MASSACHUSETTS

Code Enforcement Department Zoning Board of Appeals

Special Permit and/or Variance Decision

Applicant Name: Mahendra Vichare
295 Turnpike Rd, Apt 307
Westborough MA 01581

Property Location: 103 Christian Hill Rd
Book: 59081 **Page:** 175

Notice of Hearing – Milford Daily News:

Hearing Date: Wed., January 19, 2022

Date: 1/4/2022

Date: 1/11/2022

Hearing Place: REMOTE MEETING

Board Members Present:

William Andrews
Stedman Briggs
Richard Desjardins

Alternate Board Members Present:

Robert Humes
Eric Reustle

Applicants Request: Application of Mahendra Vichare, 295 Turnpike Rd – Apt 307, Westborough MA for a Special Permit to build an Accessory Apartment for in-law use attached to the house being built at 103 Christian Hill Rd.

Applicable Section of Zoning Bylaw/Ordinance: Section 300-7.6 Accessory Apartments

Decision: Upon discussion a motion was made and seconded to approve a Special Permit to Mahendra Vichare, 295 Turnpike Rd – Apt 307, Westborough MA for an addition of an Accessory Apartment for in-law use as proposed to the Board on the house being built at 103 Christian Hill Rd, Upton MA. Roll call vote of the following members of the Board of Appeals to approve the Special Permit:

William Andrews	Yes
Richard Desjardins	Yes
Eric Reustle	Yes

William Andrews, Acting Chairman
Zoning Board of Appeals

RCVD TOWN CLK UPTON
2022 JAN 24 AM 9:00

An appeal from the decision of the Upton Zoning Board of Appeals may be made by any person aggrieved pursuant to MGL Chapter 40A, section 17, as amended, within twenty days of the date of filing of a notice of decision at the Office of the Town Clerk.



TOWN OF UPTON, MASSACHUSETTS

Code Enforcement Department Zoning Board of Appeals

Special Permit and/or Variance Decision

Applicant Name: John & Brooke DiAnni
78 East St
Upton MA 01568

Property Location: 78 East St
Book: 61970 **Page:** 349

Notice of Hearing – Milford Daily News:

Hearing Date: Wed., January 19, 2022

Date: 1/4/2022

Date: 1/11/2022

Hearing Place: REMOTE MEETING

Board Members Present:

William Andrews
Stedman Briggs
Richard Desjardins

Alternate Board Members Present:

Robert Humes
Eric Reustle

Applicants Request: Application of John & Brooke DiAnni of 78 East St, Upton MA for a Variance to install a swimming pool closer to the rear lot line.

Applicable Section of Zoning Bylaw/Ordinance: Section 300-4.2-Dimensional Regulations Table

Decision: Upon discussion a motion was made and seconded to approve a Variance to John & Brooke DiAnni of 78 East St, Upton for installation of a swimming pool per the plan submitted with setback relief of 20 feet. Roll call vote of the following members of the Board of Appeals to approve the Variance:

William Andrews	Yes
Richard Desjardins	Yes
Eric Reustle	Yes

William Andrews

William Andrews, Acting Chairman
Zoning Board of Appeals

RCVD TOWN CLK UPTON
2022 JAN 24 AM 9:00

An appeal from the decision of the Upton Zoning Board of Appeals may be made by any person aggrieved pursuant to MGL Chapter 40A, section 17, as amended, within twenty days of the date of filing of a notice of decision at the Office of the Town Clerk.

**LEGAL
TOWN OF WESTBOROUGH
OFFICE OF THE PLANNING BOARD
NOTICE OF PUBLIC HEARING**

The Town of Westborough Planning Board will hold a remote public hearing via Zoom on Tuesday, February 15, 2022 at 6:30 P.M., on two Articles to appear on the Warrant for the March 19, 2022 Westborough Annual Town Meeting. Information on how to access the Zoom link can be found on the Planning Board agenda for the February 15th meeting as posted on the Town website.

To see if the Town will vote to establish the dimensional regulations, as required under Article 2, District Regulations, Section 2600, Dimensional Schedule, Subsection 2630, Building in M-1 District (M-1), of the Westborough Zoning Bylaws for the Town-owned properties located at 143 Ruggles Street also identified on Assessor's Map 9 Parcel 131 and off Adams Street also identified on Assessor's Map 4 Parcel 20, on which the Ruggles and Fay Mountain water storage tanks are located. The purpose of establishing these regulations is to create building and site work envelopes to allow the construction of Chlorine Booster Buildings and associated site elements within the envelopes. The dimensional regulations for the sites, including any required future construction are proposed as follows:

Minimum Front Yard = 0; Minimum Side Yard = 0; Minimum Rear Yard = 0; Maximum Structure Height = 35 feet.

A copy of the entire proposed zoning articles and corresponding plans are on file with and can be viewed at the offices of the Westborough Planning Board and Westborough Town Clerk during their business hours. Any person interested or wishing to be heard on the proposed Article should attend the public hearing indicated above.

WESTBOROUGH PLANNING BOARD

Mark Silverberg, Chairman
William Spencer, Vice-Chairman
Tim Paris
James Ball
Hazel Nourse

Published in the Worcester T & G on 1/28/2022 and 2/4/2022

RECEIVED
TOWN CLERK'S OFFICE
2022 JAN 24 PM 1:09
TOWN OF WESTBOROUGH



TOWN OF WESTBOROUGH MASSACHUSETTS

BOARD OF APPEALS

Town Hall, West Main Street
Westborough, MA 01581

RECEIVED
TOWN CLERK'S OFFICE
2022 JAN 11 AM 10:38
TOWN OF WESTBOROUGH

May 21, 2021

TO WHOM IT MAY CONCERN:

The Westborough Board of Appeals has scheduled a remote public hearing on Monday, February 7, 2022 at 7:30 p.m.

Pursuant to Chapter 20 of the Acts of 2021, this meeting will be conducted via remote means. Members of the public who wish to access the meeting may do so in the following manner:

<https://meet.google.com/dkf-ufha-ftp>

Or dial: (US) +1 484-403-0700 PIN: 887 622 306#

No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real-time, via technological means. If we are unable to do so, for reasons of economic hardship and despite best efforts, we will post on the Town of Westborough website an audio or video recording, transcript, or another comprehensive record of proceedings as soon as possible after the meeting.

The purpose of this meeting is to hear the petition of Arindam Ghosh, 184 West Main Street, Westborough, MA, for a Special Permit under the terms of the Westborough Zoning Bylaws.

The Petitioner seeks a Special Permit under the Westborough Zoning Bylaws, Section 2410; and/or other relief deemed necessary to allow the proposal. Petitioner seeks permission to construct an addition on a corner lot with a two car garage that increases the minimum front yard setback on West Main Street and Ward Lane. Subject property is located at 184 West Main Street and is identified as Map 15, Parcel 82, on the Assessors' Maps of the Town of Westborough.

You have been listed as an abutter and/or nearby real estate owner and may be interested in this hearing. A copy of the Legal Notice as it appeared in the *Worcester Telegram & Gazette* is enclosed.

Sincerely,

Paula M. Covino, Clerk
Board of Appeals

Enclosure

**LEGAL
TOWN OF WESTBOROUGH
OFFICE OF THE PLANNING BOARD
NOTICE OF PUBLIC HEARING**

RECEIVED
TOWN CLERK'S OFFICE

The Town of Westborough Planning Board will hold a public hearing on Tuesday, the 8th of February 2022 at 6:30 P.M. on the following Articles to appear on the Warrant for the March 19, 2022 Westborough Annual Town Meeting. The Planning Board hearing will be held remotely via Zoom. Information on how to access the Zoom link can be found on the Planning Board agenda for the February 8th meeting as posted on the Town website.

- 1.) To see if the Town will vote to amend its Zoning Bylaws, Article 4 Special Regulations, by creating a new Section 5900 Industrial E (IE) Overlay District. And by amending Article 2 District Regulations, Section 2300 Use Regulation Schedule and Section 2620 Non-Residential Buildings in Non-Residential Districts. And by amending the Town's Zoning Map. The Industrial E (IE) Overlay District is proposed to encompass properties on the west side of Town along Otis Street, Sassacus Drive, Valente Drive and Smith Valve Parkway as designated on the Town Zoning Map. This area is highlighted by a series of industrial and commercial uses encompassed by the General Industrial (IB) District. The purpose of the IE Overlay District is to allow increased land use intensity through increased dimensional standards more permissive than those provided by the underlying IB District.
- 2.) To see if the Town will vote to amend its Zoning Bylaws, Article 3 GENERAL REGULATIONS, Section 3300 SIGN REGULATIONS, Subsection 3340. OFF-PREMISES SIGNS. And by adding new Subsections 3341 thru 3347. The purpose of this amendment is to make provision for Off-Premises Digital Billboards along interstate highways that pass within the Town of Westborough.
- 3.) To see if the Town will vote to amend its Zoning Bylaws, Article 2 District Regulations, Section 2300 Use Regulation Schedule for Open Uses in the M and M-1 Districts.

Or take any action thereon.

A copy of the entire proposed zoning amendments are on file with and can be viewed at the offices of the Westborough Planning Board and Westborough Town Clerk during their business hours. Any person interested or wishing to be heard on the proposed amendments should attend the public hearing indicated above.

WESTBOROUGH PLANNING BOARD

Mark Silverberg, Chairman

James Ball, Vice-Chairman

Hazel Nourse

Peter Bouchard

Tim Koehler



TOWN OF UPTON, MASSACHUSETTS

Code Enforcement Department
Zoning Board of Appeals

RECEIVED

By Kelly A McElreath at 3:43 pm, Jan 27, 2022

PUBLIC HEARING NOTICE

NOTICE IS HEREBY GIVEN in accordance with the Bylaws of the Town of Upton that the Upton Zoning Board of Appeals will hold the following public hearing on **Wed., February 16, 2022 at 6:30 pm – Virtual Meeting***:

- Application of Leonardo Parreira/71 Hopkinton Road Realty Trust, 92 Hopkinton Rd, Upton for a Special Permit to allow a roofing business with equipment on the property located at 71 Hopkinton Rd, Upton. This property was previously used for business.

Application is on file with the Town Clerk's office and will be available for review on the ZBA website: <https://www.uptonma.gov/zoning-board-appeals>.

Stedman Briggs, Chair
Zoning Board of Appeals

*Note: Information for remote meeting participation will be available on the agenda to be posted on the Upton website (www.uptonma.gov) prior to the meeting.

*Michael Gagan, Chair
William Talcott, Vice-Chair
Robert S. Largess, Jr.
Scott Paul
Walter A. Baker*

*Jennifer S. Hager
Planning & Economic Development Director*



*Sutton Town Hall
4 Uxbridge Road
Sutton, Massachusetts 01590
Telephone: (508) 865-8729
Fax: (508) 865-8721*

TOWN OF SUTTON PLANNING BOARD & DEPARTMENT

Sutton Planning Board

Date Application Filed: 1/12/2022

Action Requested: Unified Parkway - Definitive Subdivision

Applicant/Owner: UGPG RE SUTTON, LLC (Unified)

Location: Boston Road, Dudley Road, the Millbury/Sutton town line,
Providence Road, and Buttonwood Avenue

At a meeting held on **January 10, 2022**, the Sutton Planning Board ("Planning Board"), voted to **APPROVE** the Definitive Subdivision entitled Unified Parkway. The plan shows a one-mile-long roadway and 5 newly configured buildable lots as well as the roadway parcel and 3 additional parcels without access to the proposed roadway that are not proposed to be altered.

The Planning Board opened a public hearing on the application on **November 6, 2021** pursuant to notice thereof, published in the Millbury/Sutton Chronicle and mailed to all parties in interest, all abutting Towns, and posted at the Sutton Town Hall. The Board voted to **GRANT** the Definitive Subdivision with various conditions and waivers.

The decision was filed with the Town Clerk on **January 12, 2022**.

If you wish to view the full text of the approvals, you can do so in the Office of the Town Clerk or the Planning Office.